

COMM SE COR, W 371.65 FT, N
174.83 FT, SW 330.66 FT, N
396.79 FT, SW 292.02 FT FOR

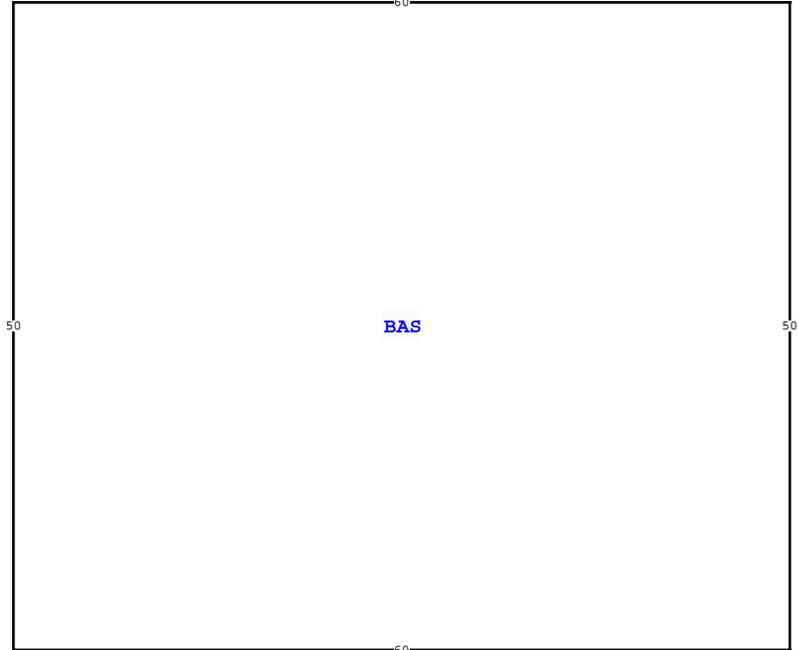
HUBER INVESTMENTS, LLC
313 SW WINDSWEEP GLEN
LAKE CITY, FL 32024

2026

24-4S-16-03120-403

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	03	CONC FINSH 100	
Ceiling	02	F.NOT SUS 100	
Air Condition	06	ENG CENTRL 100	
Heating Type	09	ENG F AIR 100	
Fixtures		9 100	
Frame	05	STEEL 100	
Story Height		14 100	
RMS		11 100	
Stories	1.	1. 100	
Units		0 100	
Quality	07	07	
DOR CODE	4817 WHSE STORAGE/OFFICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	3,000	100	
TOTALS	3,000		3,000 342,975

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	OFFICE LOW	0%	- 0									Heated Area: 3000 HX Base Yr	



COLUMBIA COUNTY PROPERTY		PAGE 1 of 3	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			1,686,235
TOTAL MARKET OB/XF VALUE			52,286
TOTAL LAND VALUE - MARKET			187,650
TOTAL MARKET VALUE			1,926,171
SOH/AGL Deduction			0
ASSESSED VALUE			1,926,171
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			1,926,171
TOTAL JUST VALUE			1,926,171
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,825,593

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041978	Additions	160,000	05/21/2021
35169	COMMERCIAL	870	04/12/2017
33902	COMMERCIAL	937	03/30/2016
33856	COMMERCIAL	1,105	03/16/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1290/0525	2/25/2015	WD Q	Q	V	01	100,000

GRANTOR: DANIEL CRAPPS TRUSTEE
GRANTEE: HUBER INVESTMENTS,

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC, PAVMT	0	0	0	4,645.00	UT	2.00	2.00	100	2016	2016	3	100	9,290	
2	0260	PAVEMENT-A	0	0	0	23,160.00	UT	1.60	1.60	100	2016	2016	3	100	37,056	
3	0166	CONC, PAVMT	0	0	0	720.00	UT	2.00	2.00	100	2017	2017	3	100	1,440	
4	0253	LIGHTING	0	0	0	3.00	UT	1,500.00	1,500.00	100	0	0	3	100	4,500	

TOTAL OB/XF														52,286
313 SW WINDSWEEP GLN, LAKE CITY														
BLD DATE		LGL DATE		XF DATE		LAND DATE		INC DATE		AG DATE				

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS= W60 S50 E60 N50\$.									

LAND DESCRIPTION										TOTAL OB/XF										52,286				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	4817	C	STORG/ OFF	0		A-1	0.00	0.00	4.17	AC		1.00	1.00	1.00	45,000.00	45,000.00	187,650							

COMM SE COR, W 371.65 FT, N
174.83 FT, SW 330.66 FT, N
396.79 FT, SW 292.02 FT FOR

HUBER INVESTMENTS, LLC
313 SW WINDSWEPT GLEN
LAKE CITY, FL 32024

2026

24-4S-16-03120-403

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	27	PREFIN MTL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	14	PREFIN MT 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Ceiling	03	PART.FIN. 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Plumbing		11 100	
Frame	05	STEEL 100	
Story Height		20 100	
RMS		4 100	
Stories	1.	1. 100	
Units		0 100	
Condition Adj	03	03 100	
Quality	05	05	
DOR CODE	4817 WHSE STORAGE/OFFICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
AOF	480	150	
AOF	880	150	
BAS	9,890	100	
CAN	2,250	30	
CLP	800	60	
TOTALS	14,300		
			13,085
			720,286

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
2	PREF M B A	0%	- 0																					
Heated Area: 11250 HX Base Yr																								
<table border="1"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>													BLD DATE		LGL DATE		XF DATE		LAND DATE		INC DATE		AG DATE	
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BASE TAXABLE VALUE	1,926,171		
TOTAL JUST VALUE	1,926,171		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	1,825,593		

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1290/0525	2/25/2015	WD Q	Q	V	01	100,000
GRANTOR: DANIEL CRAPPS TRUSTEE						
GRANTEE: HUBER INVESTMENTS,						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS= W109 AOF= W16 S55 E16 N55\$ S55 W16 S5 AOF= S30 E16 N30 W16\$ E16 S30 E109 CAN= E25 N90 W25 S90\$ N90\$ CLP= E25 N32 W25 S32\$.	

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
313 SW WINDSWEPT GLN, LAKE CITY																
TOTAL OB/XF 0																

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	

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174.83 FT, SW 330.66 FT, N
396.79 FT, SW 292.02 FT FOR

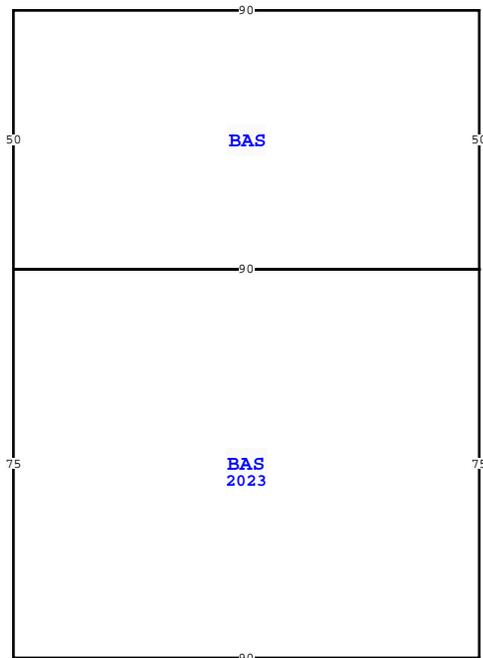
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ELEMENT	CD		
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Roof Structur	10	STEEL FRME	100
Roof Cover	14	PREFIN MT	100
Interior Wall	01	MINIMUM	100
Interior Floo	04	C ABOVE GD	100
Ceiling	03	PART.FIN.	100
Air Condition	01	NONE	100
Heating Type	01	NONE	100
Plumbing		0	100
Frame	05	STEEL	100
Story Height		20	100
RMS		0	100
Stories	1.	1.	100
Units		0	100
Condition Adj	03	03	100
Quality	05	05	
DOR CODE	4817 WHSE STORAGE/OFFICE		
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	24416.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	4,500	100	
BAS	6,750	100	2023
	TOT ADJ AREA	SUBAREA MARKET VALUE	
	4,500	249,189	
	6,750	373,784	
TOTALS	11,250	11,250	622,974

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
8700	06	11,250	147.2842	58.91	662,738	2017	2017	0	0	6.00	94.00		
3 PREF M B A 0% - 0 Heated Area: 11250 HX Base Yr													



313 SW WINDSWEEP GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES																
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1290/0525	2/25/2015	WD Q	Q	V	01	100,000
GRANTOR: DANIEL CRAPPS TRUSTEE						
GRANTEE: HUBER INVESTMENTS,						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[ORIG=7,-64] W90 S50 E90 N50 \$													
BAS=[YR=2023;ORIG=-83,-14] S75 E90 N75 W90 \$													

LAND DESCRIPTION														TOTAL OB/XF											0
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	